

DESCRIPTION OF THE SYDNEY G. ASHLEY LANDS, SECOND DISTRICT,
QUEEN ANNES COUNTY, MD.

Beginning for the same at an iron pipe on the east side of Md. Rte. 19 (35' from the centerline at this point), said point being the southwest corner of the lands of Morton Jeffers; and running, thence, by and with said Jeffers lands N 83 45 E - 220.00' to an iron pipe and the lands of Louis J. Palmatary; thence, by and with said Palmatary lands, along a line of agreement between Louis J. Palmatary and Sydney G. Ashley, N 49 44 50 E 331.37' and N 56 09 40 E - 467.93' to an iron pipe; thence, still by and with said Palmatary lands and with the lands formerly of Henry Callahan N 46 25 W - 811.43' to an iron pipe and the lands of Cape Pine Development Corp.; thence, by and with said Cape Pine lands N 49 38 10 E - 937.83' to an iron pipe and N 38 05 40 W 376.43' to an iron pipe and the lands of Edgar VanOrden; thence, by and with said VanOrden lands N 49 40 10 E - 370' more or less to the lands of Alice Morris; thence, by and with said Morris lands S 40 35 E - 1890' more or less, S 27 00 E - 268.95'; thence, by and with said Morris lands and with the lands of Calvin Dean and the lands of Margaret Schabinger the seven following courses and distances: (1) S 21 00 W - 511.50', (2) S 18 30 W - 231.00', (3) N 74 30 W - 396.00', (4) N 82 00 W - 796.95', (5) N 59 00 W 313.50', (6) N 33 30 W - 189.75', and (7) N 70 00 W - 99.00'; thence, still by and with said Schabinger lands S 49 44 50 W - 650' more or less to an iron pipe on the east side of Md. Rte. 19; thence, by and with the east side of said road, along a curve the chord of which is N 0 27 20 W - 228.18' to the place of beginning. Containing in all 65.3 acres, more or less (scaled).

Note: This description does not represent a survey by me; it is a composite of several surveys and deed descriptions.

January 20, 1978.

William R. Nuttle.

DESCRIPTION OF THE SYDNEY G. ASHLEY LANDS, SECOND DISTRICT,
QUEEN ANNES COUNTY, MD.

Beginning for the same at an iron pipe on the southwest side at the southeast end of Cemetery Lane, said point being the easternmost corner of the lands of D. P. Massey and the westernmost corner of the herein described lands; and running, thence, by and with the southeast end of Cemetery Lane N 29°07'E - 30.54' to an iron pipe and the lands formerly of Sydney G. Ashley; thence, by and with the former Ashley lands the seven following courses and distances: (1) S 50°08'30"E - 232.05' to an iron pipe, (2) N 73°46'40"E - 156.33' to an iron pipe, (3) S 50°08'30"E - 713.40' to an iron pipe, (4) S 39°51'30"W - 356.51' to an iron pipe, (5) N 50°08'30"W - 450.71' to an iron pipe, (6) N 39°51'30"E - 196.77' to an iron pipe, and (7) N 50°08'30"W - 576.29' to the place of beginning. Containing in all 5.000 acres of land, more or less.

Subject to a right-of-way for the use of the present owner of the lands formerly of Ashley, bordering the above described lands.

June 6, 1977.

William R. Nuttle
William R. Nuttle.

TSP 24/482 Alice Morris

Begin stone at cor of Roberts

N 50° E - 27.8 458.7

N 15 1/2° W - 4.1 ^{67.65} to grave yard

N 79 3/4° E - 197.5 to Jos. Wallace farm

S 02° E - 67.25

S 10 1/2° W - 198 to Geo Westcott

w/ Wm. C. Smith N 83 1/2° W - 150 to Ira Clark

N 19 1/2° E - 20 ⁽³³⁰⁾

N 46 1/2° W - 136 ⁽²²⁴⁴⁾ to Archie Fields

N 45 1/2° E - 47 ^{775.50}

N 32 1/4° E - 50.3 ^{829.95} to begin

1146.17	1146.17
396.50	425.18
749.67	720.99

16.5
4
660

16.5
27.8
1320
55
330
45870



32	15
180	
212	15
211	75
45	30
166	45

DESCRIPTION OF PART OF THE SYDNEY G. ASHLEY LANDS, SEUBEN
DISTRICT, QUEEN ANNES COUNTY, MD.

Beginning for the same at a concrete monument on the south side of Md. Rte. 300 (60' wide), said point being the northwest corner of the herein described lands and the northeast corner of the lands of Edna R. Scott; and running, thence, by and with the south side of said road S 81 46 E - 1301.14' to the lands of John Klebes; thence, by and with said Klebes lands S 04 20 10 E - 7.63' to a concrete monument, S 04 20 10 E - 363.95', and S 81 20 10 E - 139.94' to a concrete monument at the northwest corner of the lands of Arthur E. Cannon; thence, by and with said Cannon lands S 03 39 10 E - 200.00' to a concrete monument and S 81 20 10 E - 225.00' to a concrete monument on the west side of Barclay Road; thence, by and with the west side of said road S 06 47 20 E - 244.08' to an iron pipe and a new division line between the herein described lands and other lands of Ashley; thence, by and with said new division line S 83 30 W - 385.84' to an iron pipe, S 01 37 20 W - 515.00' to an iron pipe, and S 10 34 50 E - 443.75' to a stone and the lands of Alice Morris; thence, by and with said Morris lands S 39 47 40 W - 829.95' to an iron pipe; thence, still by and with said Morris lands and with an extension of said property line across other lands of Ashley S 52 38 10 W - 1146.17' to an iron pipe and the lands of Cape Pine Development Corp.; thence, by and with said Cape Pine lands the four following courses and distances: (1) N 35 07 40 W - 650.75' to an iron pipe, (2) S 55 28 10 W - 625.06' to an iron pipe, (3) N 33 23 W - 700.11' to an iron pipe, and (4) S 51 25 10 W - 695.26' to an iron pipe on the northeast side of Md. Rte. 19 (60' wide); thence, by and with the northeast side of said road N 38 43 W - 223.40' and N 37 14 30 W - 367.02' to an iron pipe and the lands of M. P. Barwick; thence, by and with said Barwick lands N 50 54 40 E - 159.81' to an iron pipe; thence, still by and with said Barwick lands and with the lands of others N 39 57 30 W - 732.74' to an iron rod at the southernmost corner of the lands of the Methodist Episcopal Church; thence, by and with said church lands N 45 45 E - 289.90' to an iron pipe and N 45 47 W - 53.80' to an iron pipe and the lands of F. M. Bobbitt; thence, by and with said Bobbitt lands N 60 00 50 E - 46.46' to an iron pipe and the lands of V. J. Hollingsworth; thence, by and with said Hollingsworth lands N 61 51 10 E - 8.69' to an iron pipe and a new division line between the herein described lands and other lands of Ashley; thence, by and with said new division line S 34 15 30 E - 426.24' to an iron pipe, N 61 17 20 E - 600.00' to an iron pipe, and N 28 42 40 W - 423.93' to an iron pipe and the lands of others; thence, by and with the lands of others N 61 17 20 E - 550.47' to a concrete monument at the corner of the lands of Church Hill Lumber Company; thence, by and with the lands of Church Hill Lumber Co. and

with the lands of C. Luff, E. H. Hunter, D. P. Massey, E. L. Massey, and D. P. Massey S 36 49 30 E - 1083.34' to an iron pipe; thence, still by and with said D. P. Massey lands N 44 31 40 E - 570.35' to an iron pipe at the southeast end of Cemetery Lane and a new division line between the herein described lands and other lands of Ashley; thence, by and with said new division line the seven following courses and distances: (1) S 50 08 30 E - 576.29' to an iron pipe, (2) S 39 51 30 W - 196.77' to an iron pipe, (3) S 50 08 30 E - 450.71' to an iron pipe, (4) N 39 51 30 E - 356.51' to an iron pipe, (5) N 50 08 30 W - 713.40' to an iron pipe, (6) S 73 46 40 W - 156.33' to an iron pipe, and (7) N 50 08 30 W - 232.05' to an iron pipe and the lands of the Church Hill cemetery; thence, by and with said cemetery lands N 29 07 E - 609.40' to an iron pipe and N 61 35 10 W - 215.12' to a concrete monument at the southeast corner of Lot 22 as shown on a plat showing "Upper Church Hill Extension", recorded in the Land Records of Queen Annes County in Conveyance File #76825; thence, by and with the east sides of Lots 22, 20, 18, 16, 14, and 13 and with the east side of the lands of Edna R. Scott N 08 34 E - 893.66' to the place of beginning. Containing in all 154.902 acres of land, more or less.

May 17, 1977.

William R. Nuttle.

DESCRIPTION OF THE SYDNEY G. ASHLEY LANDS, SECOND DISTRICT,
QUEEN ANNES COUNTY, MD.

Beginning for the same at an iron pipe on the west side of Barclay Road (258' from the centerline), said point being the north corner of the cemetery lying between the herein described lands, Barclay Road, and the lands of Alice Morris; and running, thence, by and with said cemetery lands S 02 51 10 E - 594.07' to an iron pipe and S 12 17 20 E - 59.16' to an iron pipe and the lands of Alice Morris; thence, by and with said Morris lands S 07 52 40 E 67.70' to a concrete monument and S 59 00 10 W - 442.19' to a stone and the lands formerly of Sydney Ashley; thence, by and with said former Ashley lands N 10 34 50 W - 443.75' to an iron pipe, N 01 37 20 E - 515.00' to an iron pipe, and N 83 30 E - 385.84' to an iron pipe on the west side of Barclay Road; thence, by and with the west side of said road along a curve the chord of which is S 12 52 50 E - 50.00' to the place of beginning. Containing in all 8.233 acres of land, more or less.

June 6, 1977.

William R. Nuttle.

DESCRIPTION OF THE SYDNEY G. ASHLEY LANDS, SECOND DISTRICT,
QUEEN ANNES COUNTY, MD.

Beginning for the same at an iron bolt marking the southernmost corner of the lands of Lora L. Nowotne; and running, thence, by and with said Nowotne lands the four following courses and distances: (1) N 61 18 20 E - 153.82', (2) N 28 15 40 W - 43.95', (3) N 56 49 20 E - 86.11', and (4) N 29 01 30 W - 166.16' to the lands of others; thence, by and with the lands of others N 61 17 20 E - 130.98' to an iron pipe and the lands formerly of Sydney Ashley; thence, by and with said former Ashley lands S 28 42 40 E 423.93', to an iron pipe, S 61 17 20 W - 600.00' to an iron pipe, and N 34 15 30 W - 426.24' to an iron pipe and the lands of V. J. Hollingsworth; thence, by and with said Hollingsworth lands N 61 51 10 E - 42.42' to an iron pipe; thence, by and with the lands of others N 61 16 20 E - 239.79' to the lands of Nowotne; thence, by and with said Nowotne lands S 25 47 E - 217.02' to the place of beginning. Containing in all 4.967 acres of land, more or less.

Together with a right-of-way from Main Street, across the lands of Nowotne, to the herein described lands.

June 6, 1977.

William R. Nuttle.

DESCRIPTION OF TWO PARCELS OF CAPE PINE FARM, SECOND DISTRICT,
QUEEN ANNES COUNTY, MD.

PARCEL 1

Beginning for the same at a point on the northeast side of Md. Rte. 19 (60' wide), said point being N 24 40 50 W - 120.09' from an iron pipe marking the westernmost corner of the lands of Henry Callahan and a corner of Cape Pine Farm, and said point being, further, the westernmost corner of Parcel 2 of this description; and running, thence, by and with the northeast side of Md. Rte. 19 N 24 40 50 W - 810.31', along a curve the chord of which is N 30 56 30 W - 201.87', and along a curve the chord of which is N 37 52 10 W - 299.07' to an iron pipe and a new division line between the herein described lands and other lands of Sydney Ashley; thence, by and with said new division line the five following courses and distances: (1) N 51 25 10 E - 695.26' to an iron pipe, (2) S 33 23 E - 700.11' to an iron pipe, (3) N 55 28 10 E - 625.06' to an iron pipe, (4) S 35 07 40 E - 1027.18' to an iron pipe, and (5) S 52 36 10 W - 937.83' to an iron pipe and the lands of Henry Callahan; thence, by and with said Callahan lands N 39 40 50 W - 274.27' to an iron pipe and S 59 19 10 W - 344.75' to the aforementioned Parcel 2; thence, by and with Parcel 2 N 28 59 40 W - 119.05' and S 59 46 30 W - 155.81' to the place of beginning. Containing in all 41.090 acres of land, more or less.

PARCEL 2

Beginning for the same at an iron pipe on the northeast side of Md. Rte. 19 (60' wide), said point being the southernmost corner of the herein described lands and the westernmost corner of the lands of Henry Callahan; and running, thence, by and with the northeast side of said road N 24 40 50 W - 120.90' to Parcel 1 of this description; thence, by and with Parcel 1 N 59 46 30 E - 155.81' and S 28 59 40 E - 119.05' to the aforementioned Callahan lands; thence, by and with said Callahan lands S 59 19 10 W - 164.95' to the place of beginning. Containing in all 0.440 acres of land, more or less.

September 24, 1974.

William R. Nuttle.

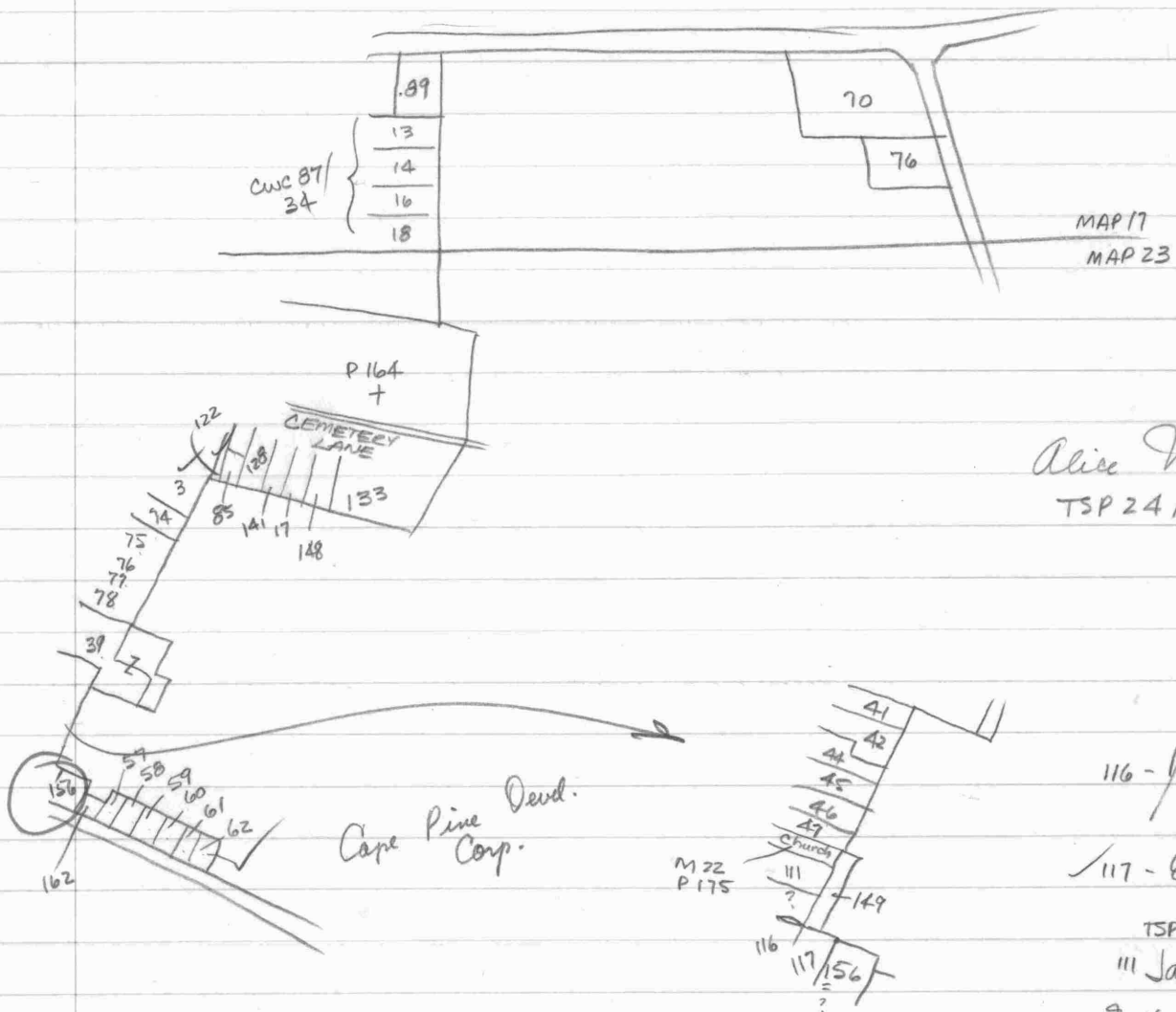
DESCRIPTION OF PART OF THE SYDNEY G. ASHLEY LANDS,
SECOND DISTRICT, QUEEN ANNES COUNTY, MD.

Beginning for the same at an iron pipe on the southwest side of Md. Rte. 302 (50' wide), said point being the north end of the division line between the herein described lands and the cemetery that lies on the southwest side of the bend of Md. Rte. 302; and running, thence, by and with said cemetery lands S 06 07 30 E - 522.70' to an iron pipe (Note: This corner is N 06 07 30 W - 71.37' from an iron pipe, one of the corners of the Ashley lands); thence, by and with a new division line between the herein described lands and other lands of Ashley S 88 21 W - 435.27' to an iron pipe, N 01 39 W - 515.00' to an iron pipe, and N 80 13 40 E - 385.84' to an iron pipe on the southwest side of Md. Rte. 302; thence, by and with the southwest side of said road along a curve the chord of which is S 16 09 10 E - 50.00' to the place of beginning. Containing in all 5.155 acres of land, more or less.

RECEIVED

August 4, 1976.

William R. Nuttle.



Alice Morris
TSP 24/482

76 - Arthur E. Cannon

CWC 5/231

70 - John Klees

TSP 70/138

89 - Edna R. Scott

CWC 31/145

39 - Lora L. Nowotne

CWC 79/485 CWC 84/762

41 - Anna R. Gould

ASG 16/579

42 - Wm. H. Knott

CWC 11/411

44 - Jos. Nadolny

TSP 49/513

45 - Louisa H. Royer

CWC 60/110

46 - Virginia J. Hollingsworth

OC 3431

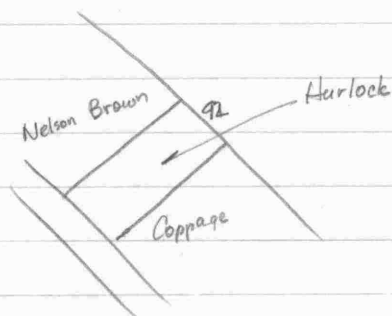
47 - Finley M. Bobbitt

CWC 73/141

149 - C.H. Meth. Ch.

CWC 64/81

56	Jefferson H. Leonard	TSP 55/2	
57	Edman C. Lucas	TSP 46/61	
58	Elmer W. Stuling	TSP 43/503	
59	Gordon B. Mills Jr.	CWC 77/738	
60	Margaret W. Dahn	CWC 37/121	
61	Walter S. Coppage	ASG 10/370	
62	Milton P. Barwick	ASG 2/578	
133	Dorothy P. Massey	TSP 40/548	
148	Ernest L. Massey	CWC 2/248	
141	Dorothy "	TSP 56/578	
17	Ernest L. Massey	TSP 44/225	
128	Eleanor H. Hunter	CWC 34/59	
122	C.H. Lumber Co.	TSP 32/564	
85	Chas. Luff	TSP 63/19	home made descrip
164	C.H. Cemetery		
3	C.H. Lumber	ASG 5/10	
74	Wm. Cronshaw	CWC 61/757	
75	Howard M. Burns	CWC 58/692	
✓ 76	Mildred E. Price	O.C. 3385	
✓ 77	Corkran D. Hollingsworth	CWC 38/450	no descrip
✓ 78	Marie H. Jester	CWC 48/376	no descrip
79	Clayton H. Atkinson	TSP 20/327	
156 - 155?	John W. Kemp	CWC 12/285	(not right)
✓ 162	Matthew W. Walsh	CWC 72/111	
Between Jefferson Leonard & Lucas - goes back to Cape Pine			



Milton Barwick ASG 2/578

Begin E rd. at cor of MacDonald

w/ MacDonald N 50.4° E - 189 to Massey

w/ same S 40.2° E - 80

" S 46.9° W - 190 to E rd.

w/ rd N 40.2° W - 90 to begin

O. 372

surveyed by J. E. Spear 1940

Church Hill Lumber - ASG 5/10

Valiant to Cronshaw

Begin side rd where road crosses small stream

w/ Lumber yard S 70° 11' E - 227.6 to cor. of Massey

S 57.5° W - 19 to cor of Massey

w/ Massey S 57.2° W - 260 to Chapman

Spear 1940

Also of
Parcel 2
ASG 32/18
564
3
5 54
11

Parcel 1 Begin S side R/W of state rd. (50') and W side Cemetery Lane (45)

w/ Cem. Lane S 57° 30' E - 186 to I.P.

S 42° 52' W - 243.5 " "

Marion det. Smith
1935

N 70° 11' W - 227.6 to S side state rd.

w/ same along curve 299.0 to begin

Parcel 3

Begin C.M. on S side Cemetery Lane at NE cor

Parcel 1

w/ Cem. Lane S 47° 30' E - 85 to I.P. in concrete

w/ Lula Massey S 42° 30' W - 303.30 to I.P. E Harry Massey

w/ same N 31° 05' W - 151.40 to I.P. at SE cor Parcel 1

w/ same N 55° 32' E - 267.80 to begin

Mitcalfe 1945

932.63
151.40
1084.03

Ashley - Contract between Cape Pine Devel. Corp & Ashley

Parcel 1 - 56 acres

CWC 33/641

(S & B plat)

Parcel 2 115

CWC 16/223

(see Nutcracker plat)

Parcel 3 124 + 2.213 - 0.763

TSP 57/101

"

Begin I.P. S side Rte 300 at NW cor & NE cor.

Edna Scott

S 02° 56' E - 888' ± to Thos. Green

with Green, Massey, Cam. & Bartunek (now grantee)

S 71° 43' E - 1025' ± to I.P.

S 17° 20' W - 238.6 to stone

S 70° 51' E - 875.55 to "

with Morris N 47° 31' E - 447.53 to C.M.

N 18° 51' W - 67.65 to I.P.

N 24° 21' W - 59.4 " "

N 15° 15' W - ~~1086.4~~ ^{886.4} to C.M. on W side Ind. 302

with Cannon S 87° 04' W - 225 " "

N 15° 51' W - 200 " "

S 87° 04' W - 137' ± to C.M.

N 15° 51' W - 364.94 " " and Ind. 300

with rd. S 87° 41' W - 1287' to I.P. & begin

Parcel 1

Comp.

Plat

K 89° 23'

K 89 39 50

K 90°

87 41
15 51
103 32

87 41
02 56
90 37

179 60
90 37
89 23

179 59 60
90 20 10
89 39 50

30.0
10.8
19.2

CANNON

OTHER LANDS OF ASHLEY

MD. RTE. 302

MD. RTE. 300

MAG. NORTH
1976

385.84'

Chord - $S16^{\circ}09'10''E$ - 50.00'

I.P.

$N80^{\circ}13'40''E$

515.00'

5.155 ACRES±

$N01^{\circ}39'W$

I.P.

$S88^{\circ}21'W$

435.27'

522.70'

CEMETERY

$S06^{\circ}07'30''E$

71.97'

I.P.

I.P.

OTHER LANDS OF ASHLEY

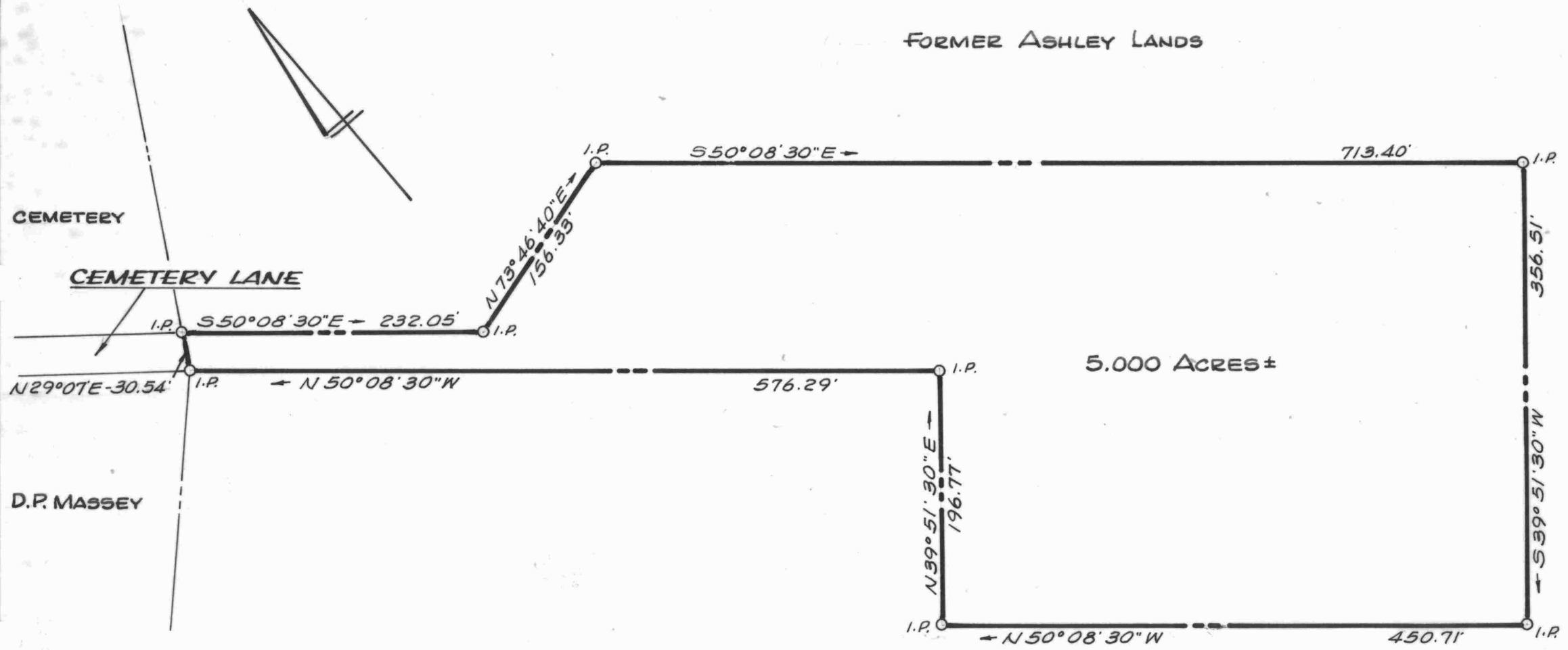
PLAT OF A SURVEY OF PART OF THE
SYDNEY G. ASHLEY LANDS

2ND DISTRICT, QUEEN ANNES CO., MD.

Scale 1"=100' Aug. 1976.

William R. Nuttle, Reg. Surveyor
Chestertown, Md.

I.P. = iron pipe



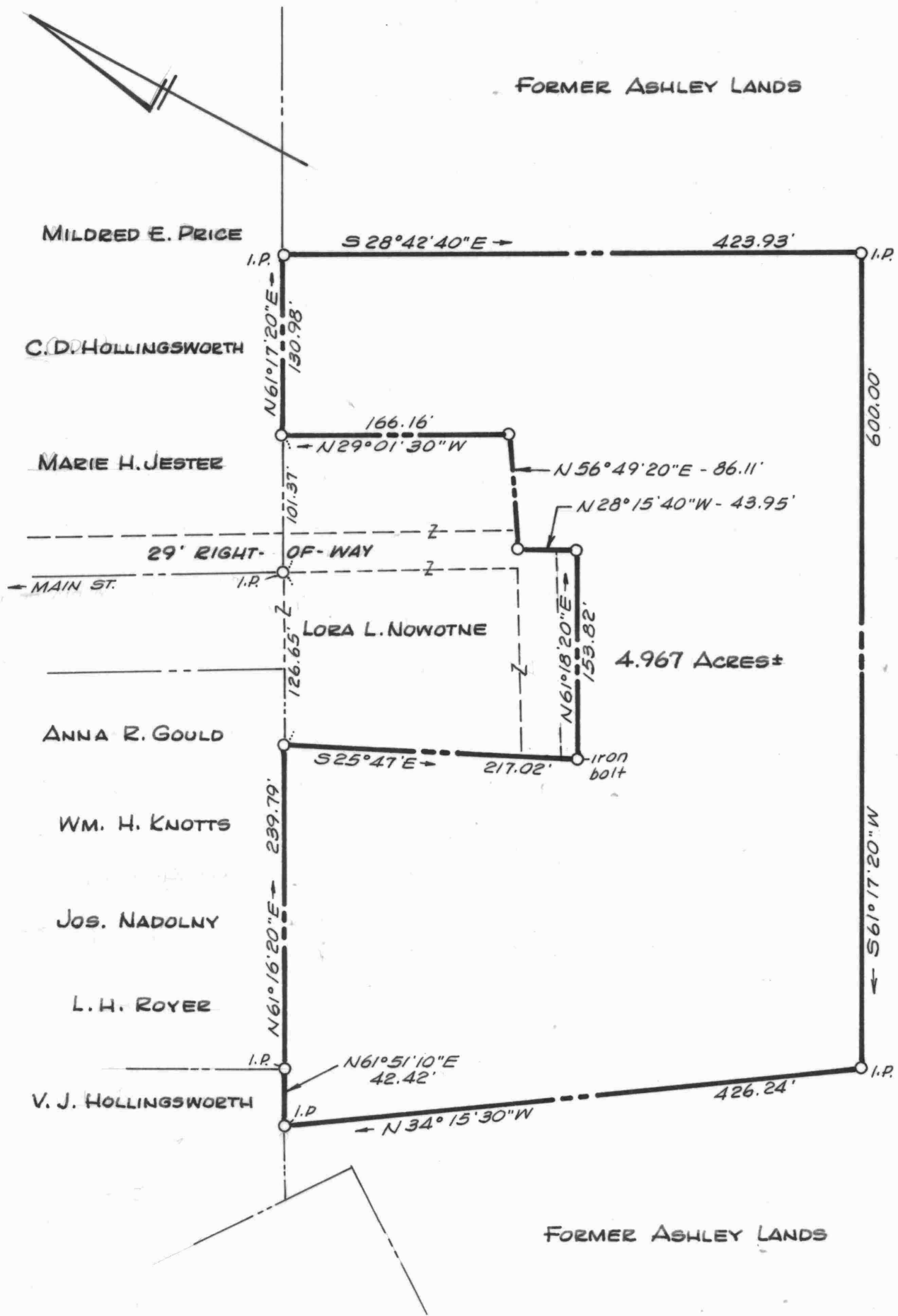
PLAT OF A SURVEY OF THE
SYDNEY G. ASHLEY LANDS
2ND DISTRICT, QUEEN ANNES CO., MD.

Scale 1"=100' June 1977.
William R. Nuttle, Reg. Surveyor
Chestertown, Md.

FORMER ASHLEY LANDS

I.P. = iron pipe

FORMER ASHLEY LANDS



PLAT OF A SURVEY OF THE
SYDNEY G. ASHLEY LANDS
2ND DISTRICT, QUEEN ANNES CO., MD.

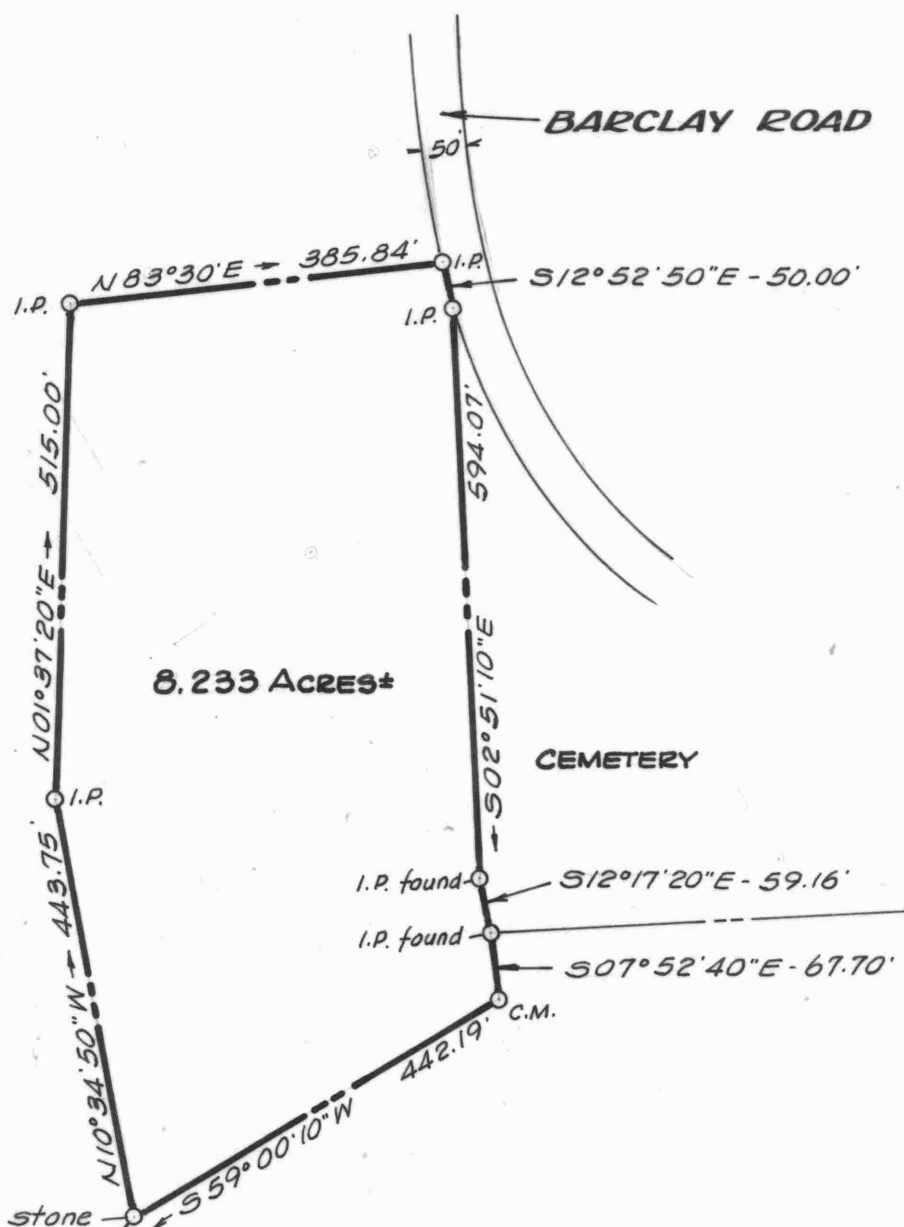
Scale 1"=100' May 1977.

William R. Nuttle, Reg. Surveyor
Chestertown, Md.

I.P. = iron pipe



FORMER
ASHLEY LANDS



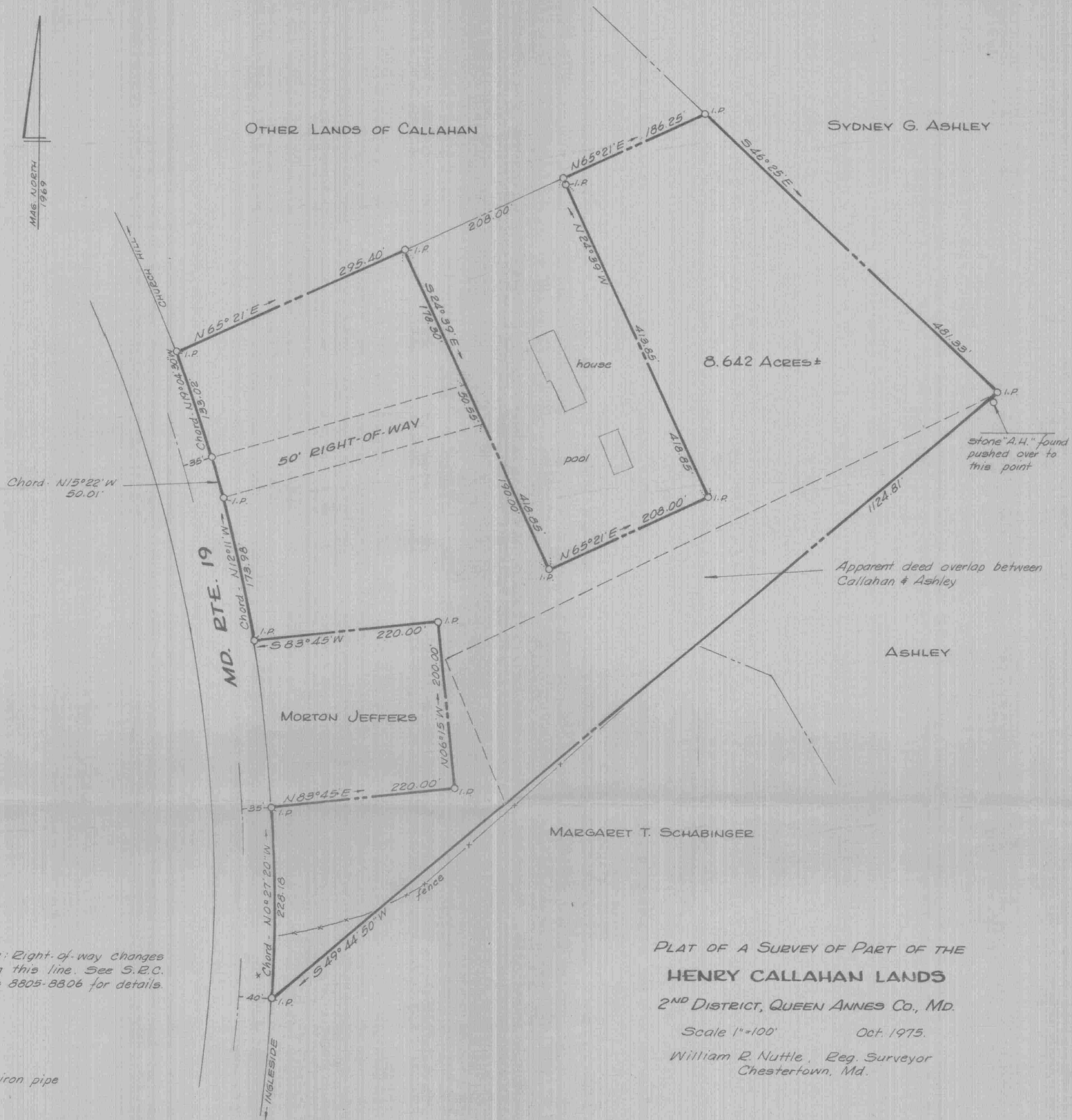
ALICE MORRIS

PLAT OF A SURVEY OF THE
SYDNEY G. ASHLEY LANDS
2ND DISTRICT, QUEEN ANNES CO., MD.

Scale 1"=200' June 1977.
William R. Nuttle, Reg. Surveyor
Chestertown, Md.

I.P. = iron pipe

C.M. = concrete monument found



* Note: Right-of-way changes along this line. See S.E.C. Plats 8805-8806 for details.

I.P. = iron pipe

PLAT OF A SURVEY OF PART OF THE
HENRY CALLAHAN LANDS
2ND DISTRICT, QUEEN ANNES CO., MD.

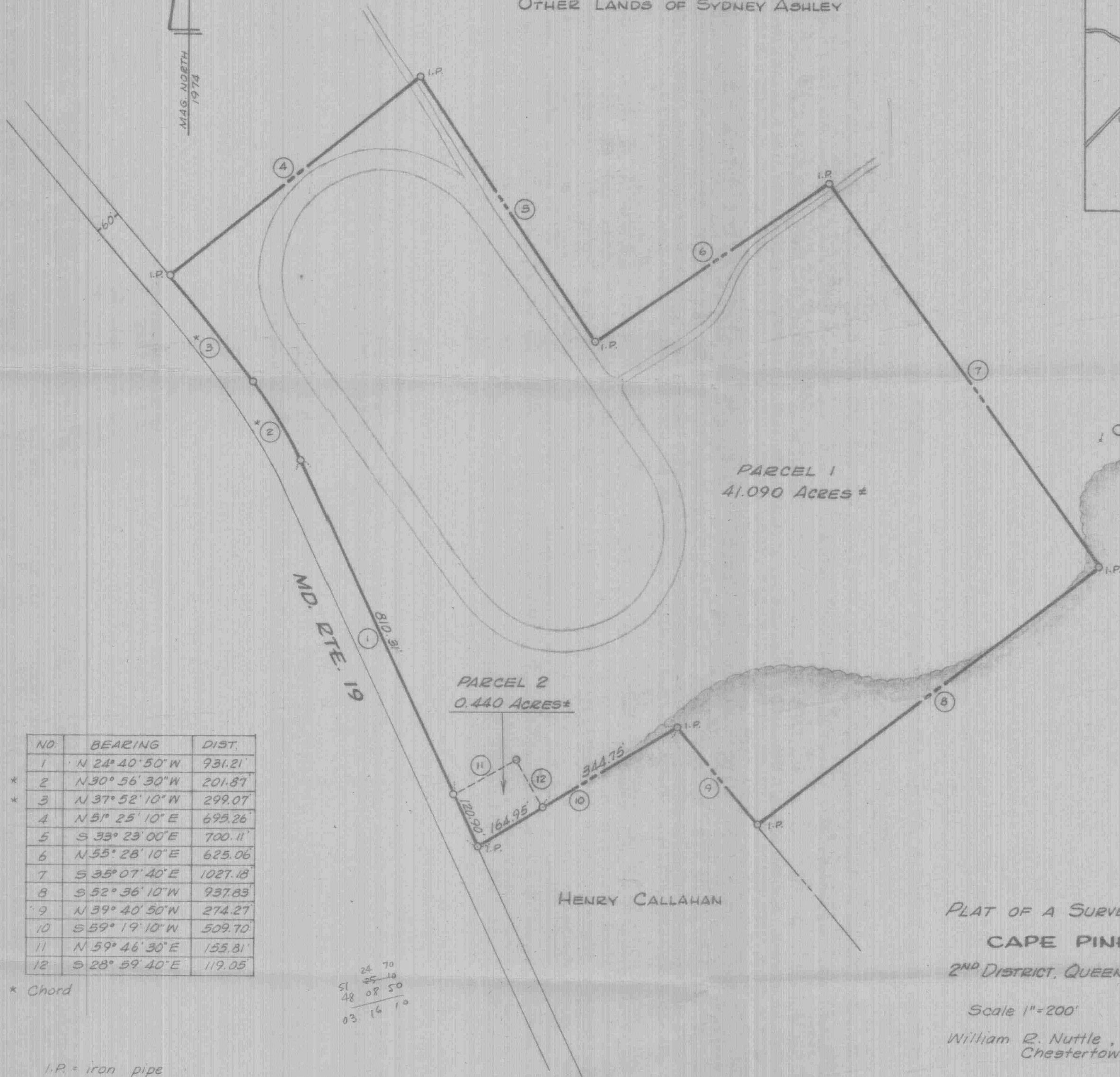
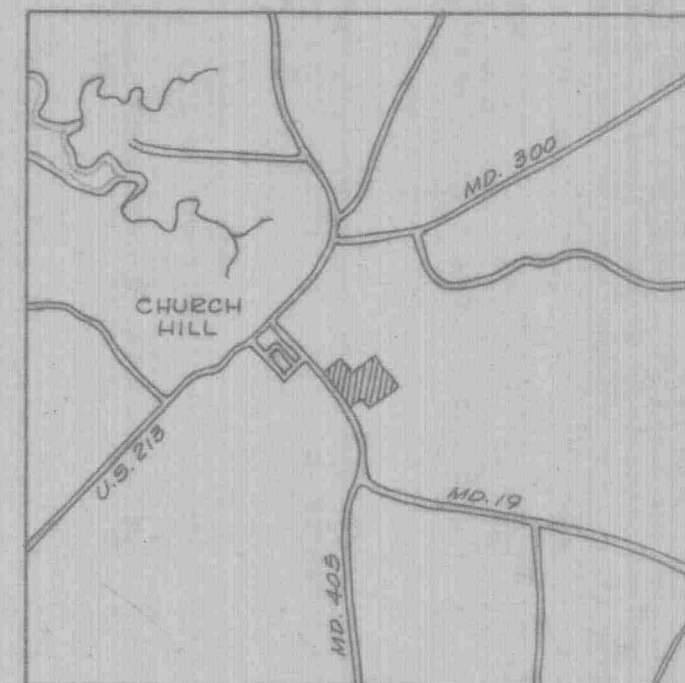
Scale 1"=100'

Oct. 1975.

William R. Nuttle, Reg. Surveyor
Chestertown, Md.

MAG. NORTH
1974

OTHER LANDS OF SYDNEY ASHLEY



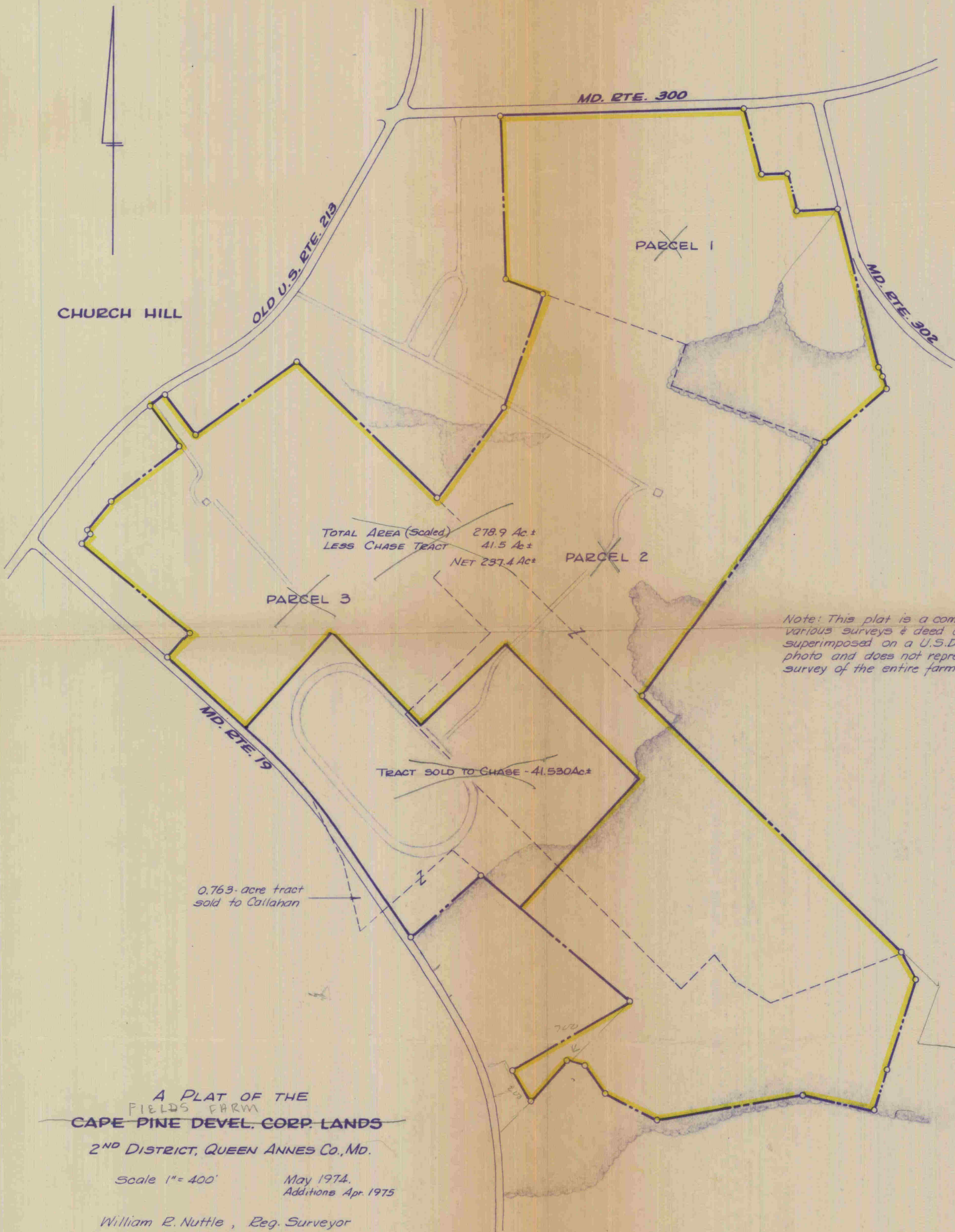
NO.	BEARING	DIST.
1	N 24° 40' 50" W	931.21'
2	N 30° 56' 30" W	201.87'
3	N 37° 52' 10" W	299.07'
4	N 51° 25' 10" E	695.26'
5	S 33° 23' 00" E	700.11'
6	N 55° 28' 10" E	625.06'
7	S 35° 07' 40" E	1027.18'
8	S 52° 36' 10" W	937.83'
9	N 39° 40' 50" W	274.27'
10	S 59° 19' 10" W	509.70'
11	N 59° 46' 30" E	155.81'
12	S 28° 59' 40" E	119.05'

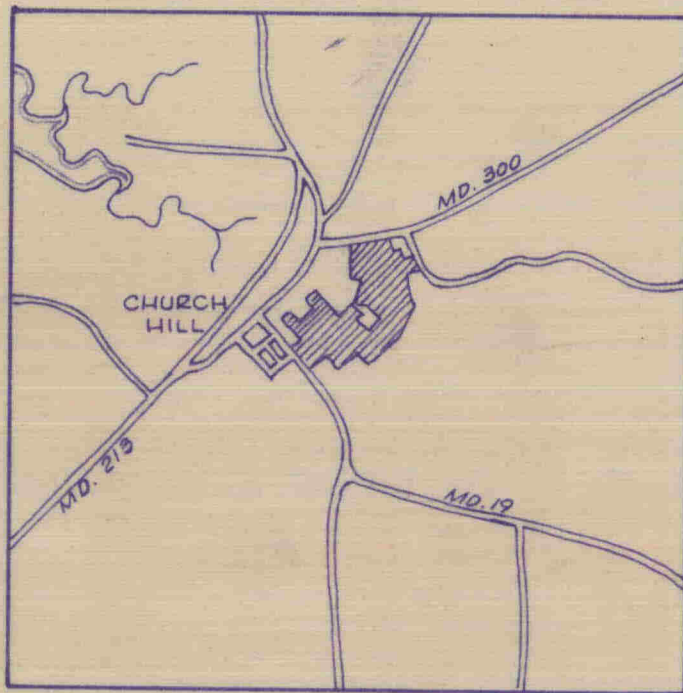
* Chord

24 70
51 25 10
48 08 50
03 16 10

I.P. = iron pipe

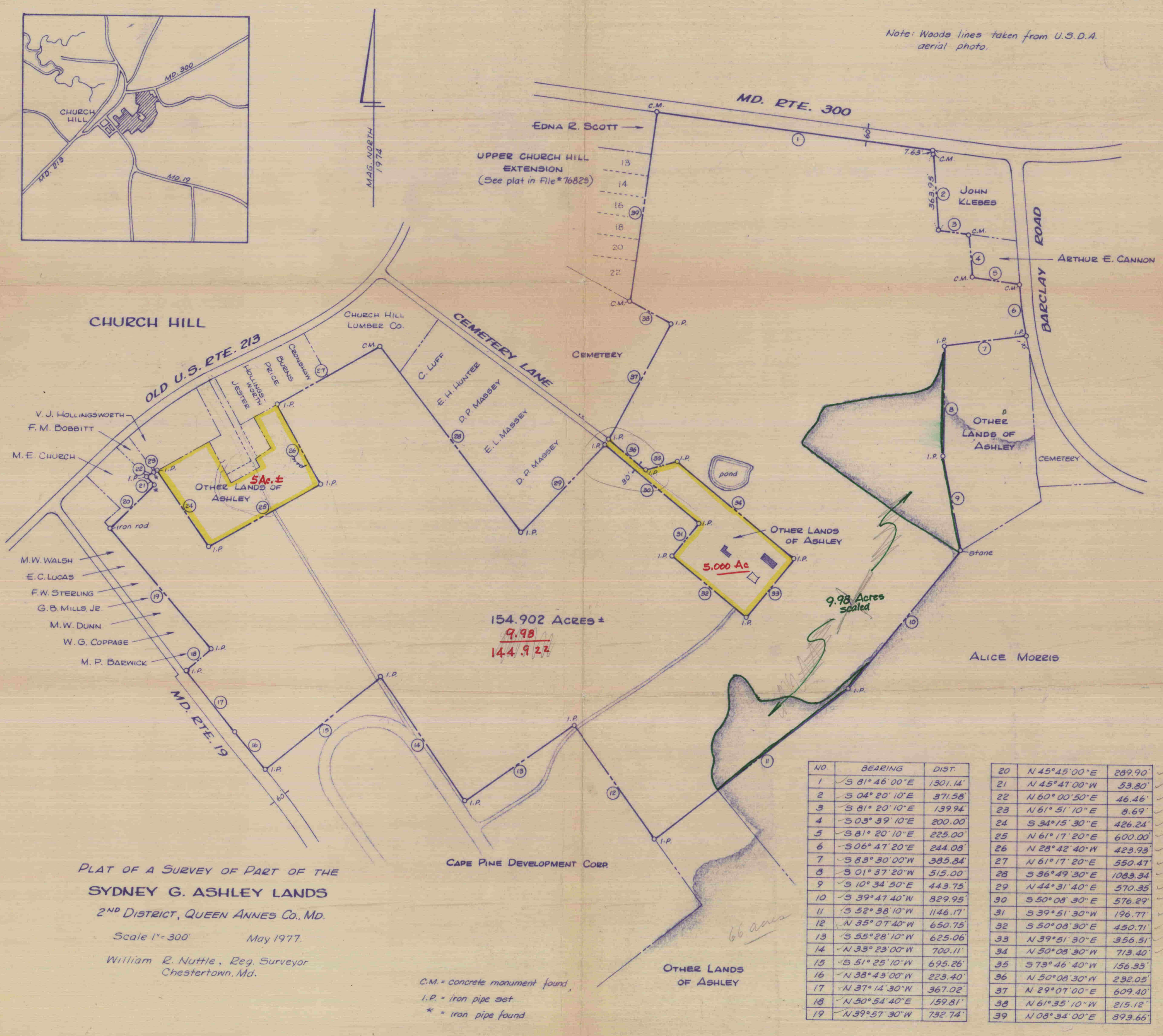
685.26
694.95
51





Note: Woods lines taken from U.S.D.A. aerial photo.

MAG. NORTH
1974



PLAT OF A SURVEY OF PART OF THE
SYDNEY G. ASHLEY LANDS
2ND DISTRICT, QUEEN ANNES CO., MD.

Scale 1" = 300' May 1977.

William R. Nuttle, Reg. Surveyor
Chestertown, Md.

C.M. = concrete monument found
I.P. = iron pipe set
* = iron pipe found

NO.	BEARING	DIST.
1	S 81° 46' 00" E	1301.14'
2	S 04° 20' 10" E	371.58'
3	S 81° 20' 10" E	139.94'
4	S 03° 39' 10" E	200.00'
5	S 81° 20' 10" E	225.00'
6	S 06° 47' 20" E	244.08'
7	S 83° 30' 00" W	385.84'
8	S 01° 37' 20" W	515.00'
9	S 10° 34' 50" E	443.75'
10	S 39° 47' 40" W	829.95'
11	S 52° 38' 10" W	1146.17'
12	N 35° 07' 40" W	650.75'
13	S 55° 28' 10" W	625.06'
14	N 33° 23' 00" W	700.11'
15	S 51° 25' 10" W	695.26'
16	N 38° 43' 00" W	223.40'
17	N 37° 14' 30" W	367.02'
18	N 50° 54' 40" E	159.81'
19	N 39° 57' 30" W	732.74'

20	N 45° 45' 00" E	289.90'
21	N 45° 47' 00" W	53.80'
22	N 60° 00' 50" E	46.46'
23	N 61° 51' 10" E	8.69'
24	S 34° 15' 30" E	426.24'
25	N 61° 17' 20" E	600.00'
26	N 28° 42' 40" W	423.93'
27	N 61° 17' 20" E	550.47'
28	S 36° 49' 30" E	1083.34'
29	N 44° 31' 40" E	570.35'
30	S 50° 08' 30" E	576.29'
31	S 39° 51' 30" W	196.77'
32	S 50° 08' 30" E	450.71'
33	N 39° 51' 30" E	356.51'
34	N 50° 08' 30" W	713.40'
35	S 73° 46' 40" W	156.33'
36	N 50° 08' 30" W	232.05'
37	N 29° 07' 00" E	609.40'
38	N 61° 35' 10" W	215.12'
39	N 08° 34' 00" E	893.66'